Prime Property Murcia
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Ref: 2210





Location:	**Mazarron Country Club**
Type:	**Detached Villa**
Price:	**€199,000**
Bedrooms:	**2**
Bathrooms:	**1**
Pool:	**No**

RARELY AVAILABLE! THIS WELL PRESENTED SUEÑO STYLE DETACHED VILLA WITH 2 DOUBLE BEDROOMS AND 1 FULL BATHROOM IS SITUATED ON A SPACIOUS PLOT OF 400m2 AT THE POPULAR MAZARRON COUNTRY CLUB, MURCIA. THE PROPERTY HAS A SUNNY WINTER GARDEN TO THE FRONT, A MODERN FITTED KITCHEN, LARGE DRIVEWAY WITH SPACE FOR A MOTORHOME, A ROOF TERRACE WITH VIEWS OF THE SURROUNDING MOUNTAINS AND PLENTY OF SPACE TO INSTALL A MODERN SWIMMING POOL IF THAT IS OF INTEREST TO A NEW OWNER.

The main entrance door opens to the kitchen which is fully fitted with plenty of high specification modern units and worktops together with an electric oven, induction hob, fridge freezer and "island". The light living area which has an additional winow and non-breakable glass doors is open plan from the kitchen and opens to the south facing winter garden which keeps the living area warm in the cooler months and has sliding glass doors which can be fully opened in the warmer months. From the living room there are 2 double bedrooms both with fitted wardrobes. The bathroom has a full size bath with a shower over, good quality shower screen, sink and toilet. Fly-screens are fitted throughout and there are roller blinds in the living room and bedrooms. Security grills and doors are fitted.

Outside the beautifully anti-slip tiled terraces are surrounded by mature gardens with a variety of trees, shrubs and lights. To the side of the property there are 2 good quality awnings providing shade for outside dining and entertaining. There is also a large tiled driveway where wheelchair access to the property is possible. Here there are storage cupboards and space to park a few vehicles securely or a motor-home. Upstairs there is spacious roof terrace with views of the surrounding mountains and the palm trees on the "paseo" (walkway) at the Mazarron Country Club. The outside kitchen is protected by a beautiful feature arch and has a good-sized worktop, washing machine, space for a dryer and a large electric water heater. There is a useful wooden storage shed with a new roof, additional storage under the roof terrace stairs and a solar shower.

Cabled fibre-optic internet, television and landline telephone are all available. Mains water and electricity are connected and piped gas is also available at this urbanisation. Community fees of 55€ per month are payable for the maintenance of communal areas, LED street lighting, rubbish and garden waste collections, CCTV cameras etc.

The Mazarron Country Club is located just off the RM3 Mazarron to Totana motorway so in an area with good road links to explore the beautiful region of Murcia and beyond. The fabulous beaches of Puerto de Mazarron and Bolnuevo are only a 10-15 minutes drive away. The urbanisation has a large swimming pool open







To enquire about this property please call +34 646 692 471
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All details are correct to the best of our knowledge

Price excludes 8% transfer tax